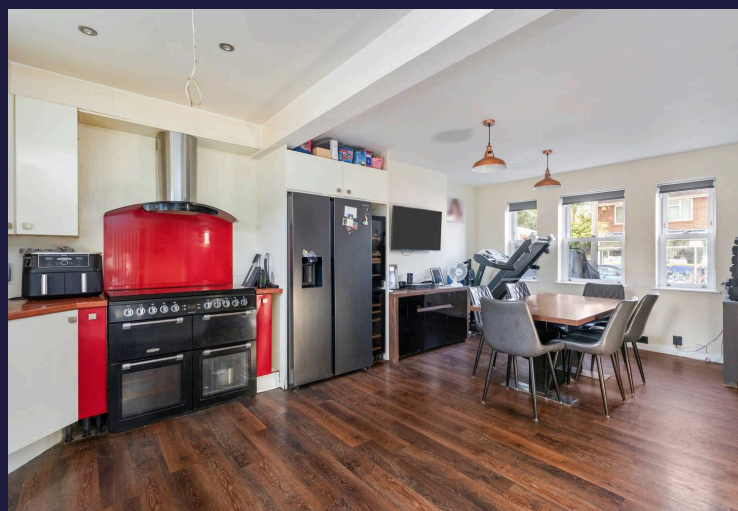




184 South Farm Road, Worthing – BN14 7AY

Offers Over £375,000 Freehold

Aspirational Living with Modern Comforts and Generous Outdoor Space



**MATTHEW
ANTHONY**

Incorporating Stafford Johnson



Step Inside

Welcome to this beautifully presented three-bedroom semi-detached house, showcasing contemporary style and comfort throughout. The cosy living room is the perfect family retreat, adorned with a large leather sofa and a chic wall-mounted TV, highlighted by a decorative mirror and practical laminate flooring. Natural light pours in through generous windows, creating an inviting atmosphere.

The heart of the home is the open plan kitchen and dining area, boasting sleek cabinetry, ample space for appliances, and a statement range cooker. Ample storage and warm wood flooring combine with large windows to make this space ideal for both everyday living and entertaining. The dining area comfortably accommodates a family-sized table, making mealtimes a delight. Upstairs, three well-proportioned bedrooms offer versatility and comfort. Each bedroom is enhanced by large windows ensuring plenty of natural light and space for personal belongings. Soft pastel tones and quality finishes add a calming touch, while decorative shelving bring warmth and character. The modern family bathroom features stylish tiled walls, a bathtub with overhead shower and heated towel rail.

Step Outside

This property is designed for seamless indoor-outdoor living, perfect for families and those who love to entertain. The private garden is a true highlight, featuring a spacious lawn and a paved patio area, ideal for summer barbeques or alfresco dining. A charming pergola adds a touch of elegance, while mature hedging and a side entrance gate provide privacy and convenience. The garden also includes a wooden storage shed with French doors, offering additional storage or potential as a garden office, enhancing the property's versatility.

Further benefits include a generously sized paved driveway with off-road parking for multiple vehicles, ensuring ease for homeowners and visitors alike. The exterior's classic design and well-maintained facade add to the property's overall kerb appeal.

This impressive home offers a perfect blend of modern convenience, stylish finishes, and generous outdoor space - ready for you to move in

Council Tax band: C

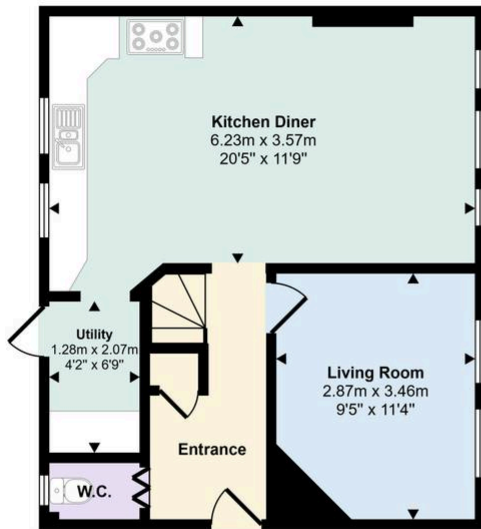
Tenure: Freehold

EPC Energy Efficiency Rating: C

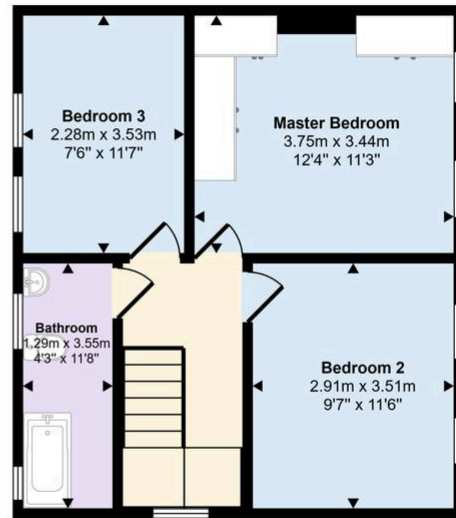
EPC Environmental Impact Rating: D



Approx Gross Internal Area
89 sq m / 960 sq ft



Ground Floor
Approx 45 sq m / 482 sq ft



First Floor
Approx 44 sq m / 479 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Matthew Anthony incorporating Stafford Johnson

325 Goring Road, Goring-By-Sea - BN12 4NX

01903 501105 • info@matthewanthonny.co.uk • www.matthewanthonny.co.uk

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigations into the working order of these items. All measurements are approximate and photographs provided for guidance only. The mention of any appliances, apparatus, fixtures, fittings, or services within these particulars does not necessarily mean they are included within the sale.